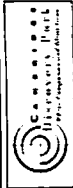


CONCORD TURNPIKE
ROUTE 2
STATE ROAD 1
PLANNED ROUTE 1 (MS)

LOCAL MAP
(NOT TO SCALE)



PROPOSED UTILITY
EASEMENT
PLAN OF LAND
IN
CAMBRIDGE
MASSACHUSETTS
(MIDDLESEX COUNTY)
CAMBRIDGE
DISCOVERY PARK
NOVEMBER 16, 2009

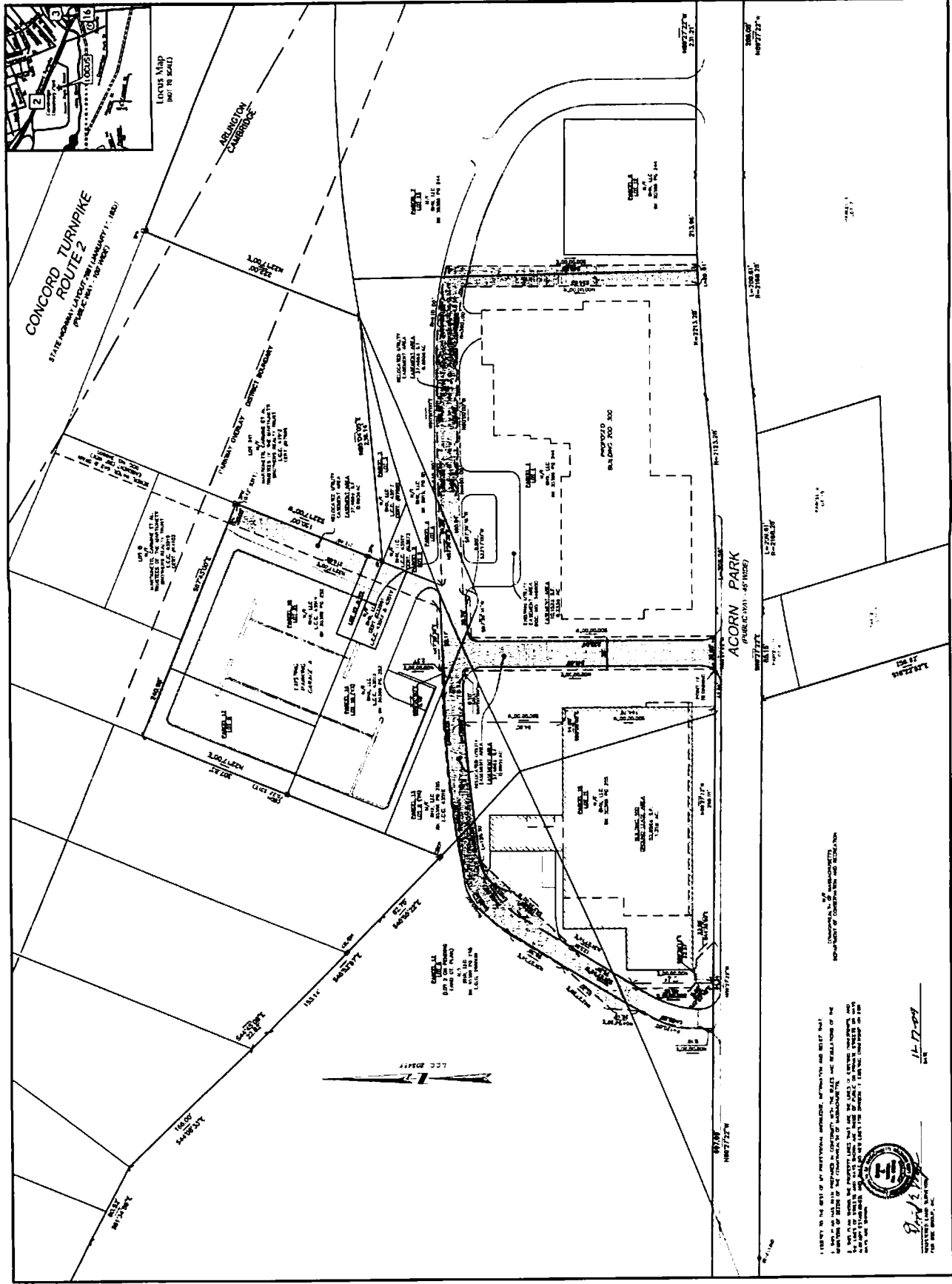
THE BULFINCH
COMPANIES, INC.
— 508.547.4000 —

PREPARED FOR
THE BULFINCH COMPANIES
200 WEST 10TH STREET
CAMBRIDGE, MA 02142

BSC GROUP
15 HANCOCK STREET
BOSTON, MASSACHUSETTS
02117

Scale: 1" = 40'
North Arrow
Date: 11-17-09

PROJECT: ACORN PARK
CLIENT: BSC GROUP
DESIGNER: BSC GROUP
DATE: 11-17-09
SHEET: 1 OF 2



1. I HEREBY CERTIFY THAT THE ABOVE IS A TRUE AND CORRECT COPY OF THE ORIGINAL RECORDING OF THE
2. AS THE SAME HAS BEEN FILED FOR RECORD IN THE OFFICE OF THE REGISTRAR OF DEEDS AND MAPS
3. IN THE CITY OF CAMBRIDGE, MASSACHUSETTS, AND THAT THE SAME IS A TRUE AND CORRECT COPY
4. OF THE ORIGINAL RECORDING OF THE SAME IN THE OFFICE OF THE REGISTRAR OF DEEDS AND MAPS
5. IN THE CITY OF CAMBRIDGE, MASSACHUSETTS.
6. IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND SEAL OF OFFICE
7. THIS 17TH DAY OF NOVEMBER, 2009.
8. [Signature]
9. REGISTRAR OF DEEDS AND MAPS
10. CITY OF CAMBRIDGE, MASSACHUSETTS

PROPOSED UTILITY EASEMENT

A certain parcel of land situated on the northerly side of Acorn Park in the City of Cambridge, in the County of Middlesex, Commonwealth of Massachusetts, bounded and described as follows:

Beginning at a point in the northerly line of Acorn Park, said point lying S 89-27-22 E a distance of forty two and fifty-six hundredths (42.56) feet from the southeasterly corner of Parcel 15/Lot 11; thence

N 00-00-00 E a distance of two hundred forty one and nine hundredths (241.09) feet to a point; thence

S 90-00-00 W a distance of six and ten hundredths (6.10) feet to a point; thence

Westerly and curving to the left along the arc of a curve having a radius of eight hundred eighty four and no hundredths (884.00) feet, an arc length of one hundred seventy nine and eight hundredths (179.08) feet to a point; thence

S 43-34-02 W a distance of one hundred twenty three and ninety-six hundredths (123.96) feet to a point; thence

S 31-27-14 W a distance of seventy one and thirty-one hundredths (71.31) feet to a point; thence

S 00-20-01 E a distance of forty eight and sixteen hundredths (48.16) feet to a point; thence

S 47-27-10 E a distance of six and sixty-two hundredths (6.62) feet to a point; thence

S 89-26-12 E a distance of twenty two and thirty-seven hundredths (22.37) feet to a point; thence

S 44-35-50 E a distance of twenty three and eighty-nine hundredths (23.89) feet to a point in the northerly line of said Acorn Park, the previous nine (9) courses and distances being over and across land now or formerly of BHX, LLC; thence

N 89-27-22 W by said northerly line of Acorn Park a distance of eighty four and thirty-four hundredths (84.34) feet to a point; thence

N 00-00-00 E a distance of eight and sixteen hundredths (8.16) feet to a point; thence

Northerly and curving to the right along the arc of a curve having a radius of one hundred twenty and no hundredths (120.00) feet, an arc length of sixty five and eighty-eight hundredths (65.88) feet to a point; thence

N 04-54-56 E a distance of twenty six and fifteen hundredths (26.15) feet to a point; thence

N 42-27-29 E a distance of sixty one and twenty hundredths (61.20) feet to a point; thence

N 31-27-14 E a distance of fifty nine and thirty-six hundredths (59.36) feet to a point; thence

Northeasterly	and curving to the right along the arc of a curve having a radius of one hundred two and no hundredths (102.00) feet, an arc length of eighty three and fifty-six hundredths (83.56) feet to a point; thence
Easterly	and curving to the right along the arc of a curve having a radius of nine hundred four and no hundredths (904.00) feet, an arc length of one hundred eighty three and thirteen hundredths (183.13) feet to a point; thence
N 90-00-00 E	a distance of six and ten hundredths (6.10) feet to a point; thence
N 00-00-00 E	a distance of two and thirty-seven hundredths (2.37) feet to a point; thence
N 87-39-36 E	a distance of sixty two and seventeen hundredths (62.17) feet to a point; thence
N 22-17-00 E	a distance of two hundred fourteen and six hundredths (214.06) feet to a point, the previous eleven (11) courses and distances over and across land nor or formerly of BHX, LLC; thence
S 67-43-00 E	by land now or formerly of Martignetti Brothers Realty Trust a distance of twenty and no hundredths (20.00) feet to a point; thence
S 22-17-00 W	a distance of two hundred eleven and forty-nine hundredths (211.49) feet to a point; thence
N 87-39-36 E	a distance of ninety one and thirty-eight hundredths (91.38) feet to a point; thence
Easterly	and curving to the right along the arc of a curve having a radius of five hundred ten and no hundredths (510.00) feet, an arc length of twenty and eighty-three hundredths (20.83) feet to a point; thence
N 90-00-00 E	a distance of one hundred six and ten hundredths (106.10) feet to a point; thence
Easterly	and curving to the right along the arc of a curve having a radius of four hundred ten and no hundredths (410.00) feet, an arc length of eighty nine and fifty-five hundredths (89.55) feet to a point; thence
S 00-00-00 E	a distance of two hundred forty and thirty-three hundredths (240.33) feet to a point in the northerly line of said Acorn Park, the previous six (6) courses and distances being over and across land nor or formerly of BHX, LLC; thence
Westerly	by said northerly line of Acorn Park and curving to the left along the arc of a curve having a radius of two thousand two hundred thirteen and twenty-eight hundredths (2213.28) feet, an arc length of twenty and one hundredths (20.01) feet to a point; thence
N 00-00-00 E	a distance of two hundred twenty four and sixty-three hundredths (224.63) feet to a point; thence
Westerly	and curving to the left along the arc of a curve having a radius of three hundred ninety and no hundredths (390.00) feet, an arc length of sixty nine and twenty hundredths (69.20) feet to a point; thence

N 90-00-00 W a distance of one hundred six and ten hundredths (106.10) feet to a point: thence
Westerly and curving to the left along the arc of a curve having a radius of four hundred
ninety and no hundredths (490.00) feet, an arc length of twenty and one
hundredths (20.01) feet to a point; thence
S 87-39-36 W a distance of one hundred and fifty-four hundredths (100.54) feet to a point:
thence
S 22-17-00 W a distance of six and sixty hundredths (6.60) feet to a point: thence
S 87-39-36 W a distance of thirty eight and seventy-eight hundredths (38.78) feet to a point:
thence
S 00-00-00 W a distance of two hundred thirty three and four hundredths (233.04) feet to a
point in the northerly line of said Acorn Park, the previous eight (8) courses and
distances being over and across land now or formerly of BHX, LLC: thence
N 89-27-22 W by the northerly line of said Acorn Park, a distance of thirty two and no
hundredths (32.00) feet to the point of beginning.

The above described parcel of land contains an area of 37,466 Square Feet, more or less, or 0.860
Acres, more or less, and is more particularly shown as "Relocated Utility Easement Area" on a
plan entitled "Proposed Utility Easement Plan of Land, in Cambridge, Massachusetts," prepared
by BSC Group, Inc. and dated November 16, 2009. Drawing No. 2467-40. Sheet 1 of 2.

EXISTING UTILITY EASEMENT

A certain parcel of land situated on the northerly side of Acorn Park in the City of Cambridge, in the County of Middlesex, Commonwealth of Massachusetts, bounded and described as follows:

Beginning at the northeasterly corner of Parcel 16/Lot X1: thence

S 22-17-00 W a distance of two hundred nineteen and seventy-nine hundredths (219.79) feet to a point: thence

S 34-48-39 E a distance of one hundred seventy five and twenty-five hundredths (175.25) feet to a point; thence

S 01-02-35 W a distance of one hundred seven and fifty-one hundredths (107.51) feet to a point in the northerly line of Acorn Park, the previous three (3) courses and distances being over and across land now or formerly of BHX, LLC; thence

Westerly by the northerly line of said Acorn Park and curving to the right along the arc of a curve having a radius of two thousand one hundred twenty three and twenty-eight hundredths (2123.28) feet, an arc length of twenty and four hundredths (20.04) feet to a point: thence

N 01-02-35 E a distance of one hundred two and twenty-six hundredths (102.26) feet to a point: thence

N 34-48-39 W a distance of one hundred seventy nine and sixty-six hundredths (179.66) feet to a point: thence

N 22-17-00 E a distance of two hundred thirty and sixty-seven hundredths (230.67) feet to a point, the previous three (3) courses and distances being over and across land now or formerly of BHX, LLC: thence

S 67-43-00 E by land now or formerly of Martignetti Brothers Realty Trust a distance of twenty and no hundredths (20.00) feet to the point of beginning.

The above described parcel of land contains an area of 10.152 Square Feet, more or less, or 0.233 Acres, more or less, and is more particularly shown on a plan entitled "Existing Utility Easement Plan of Land, in Cambridge, Massachusetts," prepared by BSC Group, Inc. and dated November 16, 2009, Drawing No. 2467-40, Sheet 1 of 2.